

# **IOWA VERTICAL INFRASTRUCTURE ADVISORY COMMITTEE**

**October 20, 2011  
Meeting Minutes**

The Governor's Vertical Infrastructure Advisory Committee met at the main Conference Room, Facilities Management Center, Capitol Complex, in Des Moines, Iowa.

## **Call to Order and Roll Call**

The meeting was called to order at 10:00 am by Chairman Scott Norvell. Those in attendance at the site or by conference call were as follows:

Scott Norvell, Vertical Infrastructure Advisory Committee Member  
Tom Nichols, Vertical Infrastructure Advisory Committee Member  
Eve Palmer, Vertical Infrastructure Advisory Committee Member  
Camille Valley, Vertical Infrastructure Advisory Committee Member

Mike Carroll, Dept. of Administrative Services  
Caleb Hunter, Dept. of Administrative Services  
Ryan Lamb, Dept. of Administrative Services  
Doug Woodley, Dept. of Administrative Services, General Services Enterprise  
Steve Gross, Dept. of Administrative Services, General Services Enterprise  
Jennifer Moehlmann, Dept. of Administrative Services, General Services Enterprise  
Paul Carlson, Dept. of Administrative Services, General Services Enterprise  
Brant Carr, Dept. of Administrative Services, General Services Enterprise  
Calvin Miller, Dept. of Administrative Services, General Services Enterprise  
Evan Heggen, Dept. of Administrative Services, General Services Enterprise  
Jeannie Adams, Dept. of Administrative Services  
Mickel Edwards, Dept. of Corrections  
Steve LeClere, Dept. of Corrections  
Jerome Thompson, Dept. of Cultural Affairs  
Shane Antle, Dept. of Public Safety  
Kathy Shannon, Iowa Veterans Home  
Rob Fulton, Iowa Workforce Development  
Kelly Brodie, Dept. of Human Services (conference call)  
Steve Carnes, Dept. of Human Services (conference call)  
Karen Connell, Dept. of Human Services (conference call)

The following committee members were absent:

Tara Barney, Vertical Infrastructure Advisory Committee Member  
Gary Benshoof, Vertical Infrastructure Advisory Committee Member  
Dan Prymek, Vertical Infrastructure Advisory Committee Member

## **Welcome and Introductions**

Steve Gross, Facilities Administrator, Dept. of Administrative Services, provided the Committee with a brief overview of the reorganization at the Dept. of Administrative Services (DAS). Dean Ibsen, the former staff support for the Committee has taken a position with the new energy program within DAS and Jennifer Moehlmann will now be the staff support for the Committee. Additionally, DAS has hired three new Bureau Chiefs to oversee the vertical infrastructure project work. Chairman Norvell thanked Dean Ibsen for a job well done and congratulated him on his new position.

## **Approval of Meeting Minutes**

The committee reviewed the minutes of the August 31, 2011 meeting. Tom Nichols moved to approve the meeting minutes, Eve Palmer seconded the motion and the motion passed unanimously.

## **Consent Agenda**

Because the FY2012 Major Maintenance recommendations were not provided to the Committee prior to the meeting, this item was moved to a separate agenda item and there were no consent agenda items.

## **FY2012 Major Maintenance Recommendations**

Jennifer Moehlmann reviewed the list of projects DAS recommends for funding from the \$2.5 million FY2012 appropriation. The projects have been reviewed and ranked again by a DAS committee consisting of Jennifer Moehlmann, Steve Gross, Dean Ibsen, Brant Carr, Evan Heggen, and Calvin Miller. The DAS committee ranked the projects based on a number of factors, including the facility and agency ranks, the priority, and the severity of the risk to occupants or building components. The Committee appreciated the process and the ranked list. In the past, the list of all project requests was overwhelming and it was difficult to select projects for funding. Eve Palmer made a motion to endorse the list of projects recommended for funding from the Major Maintenance FY2012 appropriation. Tom Nichols seconded the motion and the motion passed unanimously.

## **Capital Project Requests**

### *Department of Administrative Services*

Jennifer Moehlmann presented DAS' FY2013 Capital Project Requests. DAS is requesting nearly \$15 million for statewide major building maintenance. The projects that make up the request were selected through the same ranking process that recommended projects for funding from the FY2012 appropriations. If additional money becomes available, some of the projects on the FY2013 list may be started sooner and other projects further down the list will be moved up and included in the FY2013 request. DAS is also requesting approximately \$19,000 for repair of the East Porch at Terrace Hill. This project is in addition to the Terrace Hill Main Porch Repair that was recommended for funding in FY2012.

### *Department of Corrections*

Mickel Edwards provided a powerpoint presentation reviewing the DOC FY2013 Capital Project Requests. DOC is requesting funding totaling more than \$54 million for the following projects: a new residential and one-stop reentry facility in Des Moines; an expansion of a community-based corrections facility in Ames; replacement and expansion of a community-based corrections facility in Burlington; several projects at Anamosa related to their locking system, fire escapes at living unit B and a well at Luster Heights; repair of the hot water loop at Newton; system-wide deferred maintenance; and two communications-related requests. Chairman Norvell suggested DOC look into a study to review whether out-sourcing would be cost-effective. Mickel Edwards said the issue had been investigated in 1997, but the Legislature wasn't interested. Chairman Norvell suggested it may be time to re-visit the issue, since it seems to be a trend in other states and Iowa's budget environment has changed drastically. Mike Carroll asked if the two communications-related proposals would be under Vertical Infrastructure funding. Mickel Edwards said they aren't specifically asking for Vertical Infrastructure funding but that it would be up to the Department of Management to categorize for funding. Traditionally, DOC has presented all their Capital requests to the Committee so the Committee could help the Governor prioritize the funding requests. Chairman Norvell suggested to all agencies that the Capital requests they make should be vertical infrastructure-related only, otherwise they should ask for funding from a different source, because it confuses the issue. Mike Carroll asked why DOC is requesting capital funding to repair the Newton hot water loop - if it was caused by a design error, shouldn't there be a claim under professional liability insurance? Mickel Edwards replied that the issue went to Grant a year ago but there hasn't been a resolution yet. In the past, DOC used other funds to pay for the project and then was reimbursed when the claim was eventually settled. Mike Carroll suggested we should wait to pay for the project until we know what the settlement will be. Ryan Lamb suggested DOC include a note in their Capital request that they are pursuing a claim.

Action Item: Camille Valley asked DAS to get an Attorney General opinion on what happens to claim settlement money if a project is paid out of Capital funds before the claim is settled.

### *Department of Cultural Affairs*

Jerome Thompson reviewed the DCA Capitol Requests: \$1 million for the Historic Site Preservation Grants, which provides matching grants for large-scale brick and mortar projects; \$1 million for Great Places grants, which also provide matching grants for brick and mortar projects; \$500,000 to address infrastructure issues at historic sites that were identified in studies several years ago; and \$2 million to renovate the exhibits at the Historical Museum in recognition of the building's 25<sup>th</sup> anniversary. DCA is

seeking private funds to match the museum exhibit renovation. The \$100,000 for Battle Flags will not be a separate capital request but will be within the DCA general fund appropriation. Chairman Norvell asked if there are federal funds available for matching. Jerome Thompson replied that federal funds are available and used for matching with the state grants, the state money is usually matched at a ratio of at least 1:1.

*Department of Human Services*  
No discussion

*Iowa Public Television*  
No discussion

*Department of Public Safety*

Captain Shane Antle reviewed the DPS Capital request for consolidation of facilities. The first project would consolidate Post #15 and the Fleet and Supply Warehouse, both of which are located on 2<sup>nd</sup> Avenue in Des Moines. DPS has been approached by commercial realty interests with an offer to exchange the two properties on 2<sup>nd</sup> Avenue for a lease-to-own facility to be built to DPS' specifications. There would still be a substantial annual cost to purchase the lease-to-own facility. If the facilities are not consolidated, there are approximately \$530,000 of deficiencies at Post #15 that will need to be addressed and additional costs to upgrade other evidence storage facilities to meet accreditation requirements. The second project would consolidate Post #9, Post #10 and Post #11 (radio operations only). The current facilities do not meet DPS space needs and are no longer well-suited for their operations. The preliminary estimated cost for construction of the second consolidated facility is \$8,000,000 - \$10,000,000.

*Iowa Veterans Home*

Kathy Shannon reviewed the Capital requests for the Iowa Veterans Home, including: replacing a boiler and upgrading and insulating the steam distribution system; repairing sidewalks or concrete areas; replacing door closures and updating automatic doors; remodel remaining 8 cottages to be ADA compliant; upgrading the Sheeler building electrical system; and replacing two existing air handlers, adding two new air handlers and moving existing air handlers at the Sheeler building.

Chairman Norvell thanked all presenters and stated that the Committee needs to emphasize to the Legislature that not funding these projects isn't saving money but will actually cost more in the long run.

**Other Business**

The Committee discussed the need to continue operations if funding continues at the \$2,000,000 - \$3,000,000 level. Should the Committee disband entirely or meet less frequently to continue to provide oversight? It was decided to discuss the recommendation in more detail during the November 17, 2011 meeting and to include a recommendation on the Committee's future in the Annual Report. The Committee will make an effort to have all members attend the meeting to discuss the recommendation.

Future meetings will be held from 9 am to noon and will not include lunch. Most meetings will be scheduled on the Capitol Complex in Des Moines. The next meeting is scheduled for November 17<sup>th</sup>, 2011 from 9 am to 12 pm.

**Strategic Planning Session**

Jennifer Moehlmann reviewed the 12<sup>th</sup> Annual report to the Governor from December 15, 2010. The Committee suggested reorganizing the report to focus more on the need for funding, rather than the accomplishments of past projects. DAS will reach out to the institutions to get pictures of the projects that need funding and will include a graphical map showing where in the state the \$15 million in capital requests are proposed to be allocated. Instead of individual letters of support, DAS will draft one letter that focuses on the need for funding to have all agencies sign.

Action Item: Jennifer Moehlmann will draft the 13<sup>th</sup> Annual Report and send it to Committee members no later than November 10<sup>th</sup> for review in advance of the November 17<sup>th</sup> meeting.

**Adjourn**

Meeting adjourned at 12:56 pm.

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